

HB854 Statewide Housing Study

Program Fact Sheet

State Rental Assistance Program

Department of Behavioral Health and Developmental Services

Note: This fact sheet was created in October 2021. Program details can change regularly. For the most up-to-date information on this program and a program contact, please visit the link below:

[Link to program website](#)

01 Program goals

The Department of Behavioral Health and Developmental Services (DBHDS) has created a State Rental Assistance Program (SRAP) to serve individuals with developmental disabilities in the US Department of Justice (DOJ) Settlement Agreement population who want to live in their own housing. The program is designed to provide rental assistance to single person families that meet the program eligibility criteria so they have the means to lease private market rental housing that meets their needs. Individuals will have the opportunity to choose where they live, with whom they live, and who supports them. Services and support will be provided through sources separate from their housing, including Medicaid Waiver-funded home and community based services, natural supports, privately paid supports, and other community resources.

02 Funding sources

Funded with State General Funds. Received funding from the Virginia Housing Trust Fund in FY 2021.

03 Governance

DBHDS approves all SRAP referrals, manages SRAP contracts, evaluates outcomes, and provides training and technical assistance to Community Services Boards (CSBs), SRAP contractors, and private providers.

04 Population served

Eligible individuals must:

1. Be age 18 or older
2. Have a developmental disability as defined in the Code of Virginia
3. Be in one of the following categories:
 - a. transitioning from a skilled nursing facility, an intermediate care facility, a state training center, a group home or other congregate setting and meet the level of functioning criteria for a Developmental Disability waiver); OR
 - b. b. receiving Building Independence (BI), Family and Individual Support (FIS) or Community Living (CL) Waiver services; OR
 - c. c. determined eligible for and currently on a waitlist for the BI, FIS or CL Waiver; AND
4. Meet the criteria for an eligible family:
 - a. The individual cannot live with parents, grandparents, or guardians (SRAP is for individuals with developmental disabilities who are heads of their own households). The individual's SRAP household may include other relatives by birth, marriage or adoption.
 - b. The individual's SRAP household composition may include one additional person who is not related by birth, marriage or adoption. This unrelated person

must certify that his/her income and other resources will be available to meet the needs of the family.

- c. The individual's SRAP household composition may include multiple persons who are not related by birth, marriage or adoption. This household composition is known as a "mixed family." SRAP will not subsidize more than one household member who is not related by birth, marriage or adoption. The PHA will prorate the rent assistance provided to a mixed family. The PHA will first determine assistance as if all family members were eligible. The PHA will then prorate the assistance based upon the percentage of family members that actually are eligible (e.g., the individual plus one additional unrelated person).
 - d. the individual may request a live-in aide as a reasonable accommodation on the basis of disability.
5. Be currently receiving no other source of local, state or federal rent assistance, subsidy or supplement, whether tenant-based or project-based rent assistance.

05 How program works

The DBHDS State Rental Assistance Program mirrors key elements of the Housing Choice Voucher Program, for instance:

- SRAP is administered by local public housing agencies or CSBs (PHAs)
- SRAP uses HUD's Fair Market Rent as the program's rent payment standard

- SRAP requires Housing Quality Standards inspections for units that are subsidized in the program

However, instead of being placed on a waitlist with a public housing agency, support coordinators make referrals to DBHDS. DBHDS screens referrals to confirm individuals are in the Settlement Agreement Population and the household composition is eligible (e.g., the individual is going to live "independently," e.g., not with a parent, grandparent or guardian). DBHDS then prioritizes referrals and sends them to the SRAP contractor. The PHAs screen all applicants to make sure they meet the SRAP program eligibility requirements. Unlike other Housing Choice Voucher applicants, individuals who are referred by DBHDS will not have to put their name on the Housing Choice Voucher local waiting list and go through the typical waiting list process, which could take a year or more.

06 Program history

SRAP began in 2016.

07 Program data

- The program currently serves approximately 847 individuals across the state.
- The average annual rental assistance amount is \$10,213.